Local Market Update for October 2021

A Research Tool Provided by the Colorado Association of REALTORS®

Gunnison County

Contact the Gunnison Country Association of REALTORS® or Steamboat Springs Board of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.
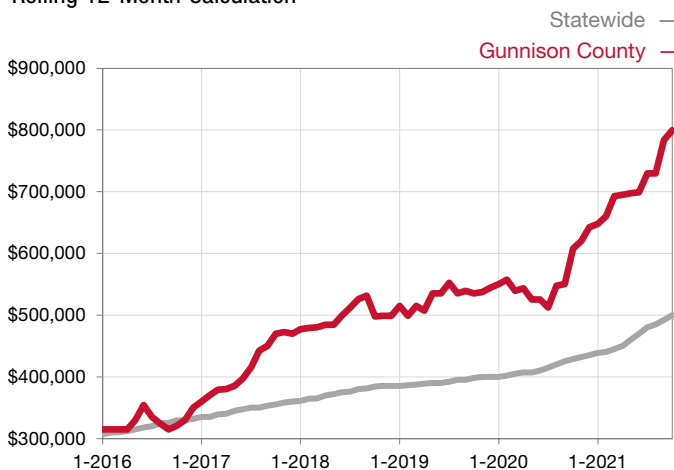
Single Family

Key Metrics	October			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 10-2020	Thru 10-2021	Percent Change from Previous Year
New Listings	41	25	- 39.0%	390	368	- 5.6%
Sold Listings	53	32	- 39.6%	288	307	+ 6.6%
Median Sales Price*	$700,000	$796,000	+ 13.7%	$599,500	$775,000	+ 29.3%
Average Sales Price*	$928,615	$1,069,697	+ 15.2%	$828,878	$1,136,960	+ 37.2%
Percent of List Price Received*	96.1%	95.5%	- 0.6%	95.8%	97.5%	+ 1.8%
Days on Market Until Sale	154	129	- 16.2%	177	112	- 36.7%
Inventory of Homes for Sale	153	77	- 49.7%	--	--	--
Months Supply of Inventory	5.7	2.4	- 57.9%	--	--	--

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo

Key Metrics	October			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 10-2020	Thru 10-2021	Percent Change from Previous Year
New Listings	9	28	+ 211.1%	264	250	- 5.3%
Sold Listings	45	31	- 31.1%	191	251	+ 31.4%
Median Sales Price*	$475,000	$438,000	- 7.8%	$379,500	$462,500	+ 21.9%
Average Sales Price*	$657,491	$617,913	- 6.0%	$494,233	$578,175	+ 17.0%
Percent of List Price Received*	98.0%	98.9%	+ 0.9%	97.6%	99.1%	+ 1.5%
Days on Market Until Sale	154	87	- 43.5%	138	122	- 11.6%
Inventory of Homes for Sale	105	25	- 76.2%	--	--	--
Months Supply of Inventory	5.7	1.0	- 82.5%	--	--	--

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single Family
Rolling 12-Month Calculation

Statewide —
Gunnison County —

Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

Statewide —
Gunnison County —